



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
Account 660002310 Parcel ID 000000-00-0-10390-001-0001 Cadastral ID 03-21-16-00010 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 328754 MEHAULIC, KATHY CHERYL & ROBERT JOHN RICHARD 1930 N SIOUX AVE CLAREMORE OK 74017-0000 Parcel Location Situs 01930 N SIOUX AVE Subdivision SIOUX Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 3 / 21 / 16 / 5 Neighborhood 1172 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-3-30\IMG_003; 3/30/2023</p>														
Legal Description Lat/Long: 36.32834468 -95.59645081																			
LOT 1 BLOCK 1 SIOUX					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	/	POWELL, ODIS D & UT THI	09/05/2019	149,000	YES										
					1504/539	POWELL, ODIS D	07/25/2003	0	4										
					911/121	POWELL, OPAL IRENE	04/12/1993	0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2020	Land Value	82,121	48,568	11%	5,342	Assessed	16,063	1,484.70										
Year Frozen	2022	Improvements	164,786	97,458		10,721	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-93.00										
TIF Project ID	0	Total Value	246,907	146,026		16,063	Total Taxable	15,063	1,392.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660002310	MEHAULIC, KATHY CHERYL &			17	244,623	1000	15,062	1,392.00										
2024	2024-660002310	MEHAULIC, KATHY CHERYL &			17	250,941	1000	15,063	1,392.00										
2023	2023-660002310	MEHAULIC, KATHY CHERYL &			17	178,745	1000	15,063	1,380.00										
2022	2022-660002310	MEHAULIC, KATHY CHERYL &			17	146,026	1000	15,063	1,394.00										
2021	2021-660002310	MEHAULIC, KATHY CHERYL &			17	153,784	1000	15,916	1,405.00										
2020	2020-660002310	MEHAULIC, KATHY CHERYL &			17	151,204	1000	15,632	1,431.00										
2019	2019-660002310	MEHAULIC, KATHY CHERYL &			17	156,298	1000	16,009	1,483.00										
2018	2018-660002310	POWELL, ODIS D & UT THI			17	163,424	1000	15,514	1,433.00										
2017	2017-660002310	POWELL, ODIS D & UT THI			17	162,017	1000	15,033	1,381.00										
2016	2016-660002310	POWELL, ODIS D & UT THI			17	157,727	1000	14,566	1,367.00										
2015	2015-660002310	POWELL, ODIS D & UT THI			17	156,483	1000	14,113	1,273.00										
2014	2014-660002310	POWELL, ODIS D & UT THI			17	159,630	1000	13,673	1,268.00										
2013	2013-660002310	POWELL, ODIS D & UT THI			17	150,445	1000	13,246	1,212.00										



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Lot Data		Square-Foot - NBHD 1172 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.443		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	19,295.00 x 4.26 = 82,121		
Factor Value			
Adjustments	1.0000		
Lot Value	82,121		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	2,455 / 2,455
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,455
Fixture/RghIn	14 /
Bed/F/H Bath	5 / 3.0 /
Basement Area	
Garage Type	475 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1976 / 38

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	216,786	88.30	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	255,260		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	95.33	Total Misc Impr	+ 9,089				
Roofing Adj	+ 4.10	Garage Cost	+ 13,186				
Subfloor Adj	+ -1.09	Total RCN	= 309,559				
Heat/Cool Adj	+ 11.47	Depreciation (47%)	- 145,493				
Plumbing Adj	+ 7.21	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 164,066				
Adj Base Cost	= 117.02	Lot Value	+ 82,121				
Total Area	x 2,455	Indicated Value	= 246,187				
Adjusted Cost	= 287,284	Value Per SqFt	100.28				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	164,066		
Lot Value	82,121		
Indicated Value	246,187	100.28	Per SqFt
Agland Value			
Site Improvements	720		
Total Value	246,907	100.57	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	6110	4x3		12	24.23		291
PRCH	SLAB PORCH - COVERED	6111	13x12		156	23.73		3,702



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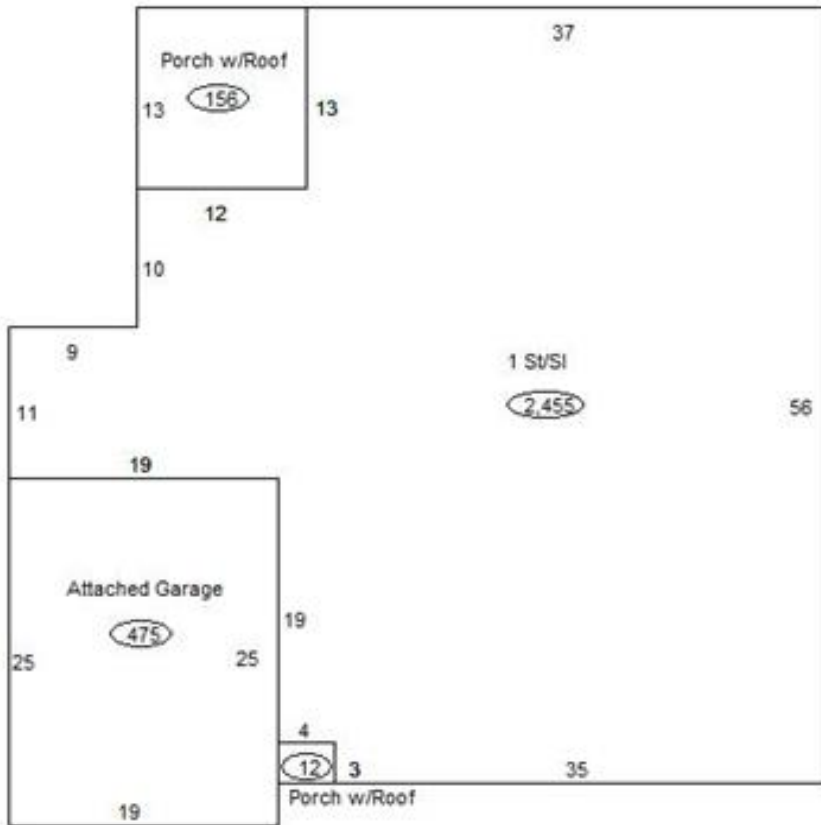
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,455	1.000	2,455
2	G	1		13	Attached Garage	475	1.000	475
3	M	PRCH		13	SLBC	12	1.000	12
4	M	PRCH		13	SLBC	156	1.000	156
Total Building Area						2,455		2,455



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	20x14x0			280
	Qual	2	Cond	Year	Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (45% Phys/ % Func)	RCNLD
		Base Cost (4.68 x 280)	1,310		1,310	590
						720